

WEEKLY DEVELOPMENT REPORT

CITY OF ST. CHARLES COMMUNITY & ECONOMIC DEVELOPMENT DEPARTMENT

NOVEMBER 30, 2018



DEVELOPMENT APPLICATIONS –

ZONING OR SUBDIVISION APPLICATIONS REQUIRING CITY COUNCIL AND/OR PLAN COMMISSION REVIEW OR APPROVAL

| DEVELOPMENT NAME AND LOCATION | PENDING ZONING OR SUBDIVISION APPLICATIONS | PLAN COMMISSION REVIEW DATE | PLANNING & DEVELOPMENT CMTE. REVIEW DATE | CITY COUNCIL ACTION DATE | STATUS |
|--|--|--|--|--------------------------|--|
| Extreme Clean Express Carwash 1625 W. Main St. SE corner of W. Main & 17 th St.- redevelop/expand site for carwash | <ul style="list-style-type: none"> • Special Use | PH held 11-13-18; continued to 12-4-18 | | | |
| Smith Road Estates NW Corner of Smith Rd. & Pheasant Trail 16 single family lots (EJ) | <ul style="list-style-type: none"> • Annexation • Map Amendment • Special Use for PUD • PUD Prelim. Plan • Final Plat of Sub. • PUD Final Plan | PH held and continued 7-17-18; Continued PH held and closed, Approved 8-7-18 | Approved 8-13-18 | | Revised plans received, review comments provided |
| Legacy Business Center PUD- East Side Retail Center Commercial outlots along Kirk Rd. (RC) | <ul style="list-style-type: none"> • Special Use (PUD Amendment) • Preliminary Plan | | | | Review comments provided. Waiting for additional information from applicant. |

GENERAL AMENDMENT APPLICATIONS - TEXT AMENDMENTS TO THE ZONING ORDINANCE

| APPLICATION | APPLICATION FILED BY | PLAN COMMISSION REVIEW DATE | PLANNING & DEVELOPMENT CMTE. REVIEW DATE | CITY COUNCIL ACTION DATE | STATUS |
|-----------------------------|----------------------|-----------------------------|--|--------------------------|--------|
| <i>None filed currently</i> | | | | | |

FINAL PLATS OF SUBDIVISION – PLATS SUBMITTED FOR CITY COUNCIL APPROVAL AND RECORDING

| DEVELOPMENT NAME AND LOCATION | PLAN COMMISSION REVIEW DATE | PLANNING AND DEVELOPMENT CMTE. REVIEW DATE | CITY COUNCIL APPROVAL DATE | FINAL PLAT RECORDING DEADLINE | STATUS |
|---|-----------------------------|--|----------------------------|-------------------------------|--|
| 1835-1855 Wallace Ave. 1 lot subdivision Consolidate two lots | Approved 6-5-18 | Approved 6-11-18 | Approved 6-18-18 | 6-18-20 | Mylar ready to record. |
| Cityview 895 Geneva Rd. 4-lot single-family subdivision | N/A | Approved 6-11-18 | Approved 9-17-18 | 9-17-20 | Revised plans under review. |
| Prairie Center Resubdivision of Lot 5 for Anthony Place | Approved 6-19-18 | Approved 7-9-18 | Approved 7-16-18 | 7-16-20 | Final Plat signed and ready for recording when directed by applicant. |
| Parkside Reserves 1337 Geneva Rd. Three lot townhome subdivision; 1 building, 3 townhome units | Approved 9-19-17 | Approved 10-9-17; IGA approved 5-14-18 | Approved 5-21-18 | 5-21-20 | City of Geneva to sign IGA. Final Plat of Subdivision to be submitted for signatures. |
| Meijer Outlot Development Resubdivision of Meijer lot for commercial outlot | N/A | Approved 8-13-18 | Approved 8-20-18 | 8-20-20 | Mylar submitted for City signatures. Plat of Easement to be submitted. |
| Crystal Lofts Townhomes 214 S. 13th Ave. Subdivision of Phase 1 | Approved 9-4-18 | Approved 9-17-18 | Approved 11-5-18 | 11-5-20 | Mylar to be submitted for City signatures. |

BUILDING PERMIT PROJECTS -

NEW BUILDINGS, MAJOR ADDITIONS, OR SITE DEVELOPMENT PROJECTS REQUIRING ADMINISTRATIVE DESIGN REVIEW

| DEVELOPMENT NAME AND LOCATION | PROJECT DESCRIPTION | STATUS |
|--|--|--|
| Meijer Outlot Development SW corner of Rt. 38 & Randall Rd. | PUD Plan approved by City Council. 3 commercial buildings on outlot in Meijer parking lot | Revised plans for shell permits submitted for all three buildings. Waiting for plan revisions. |
| St. Charles Police Station 1515 W. Main St. | New police facility at former Valley Shopping Center location | Footings near completion, site work ongoing. Shell, build out permits under review. |
| Valley Ambulatory 2475 Dean St. | 23,000 sf surgery center at Leroy Oaks Business Park | Mass grading and parking lot demolition permit issued. Shell building permit issued. |
| First Street Building 2 50 S. 1 st St. 5 story mixed use building | PUD Plan approved by City Council. Historic Pres. COA approved 3-21-18. | Footing and foundation complete. Steel being erected. |
| 157 S. Tyler Rd. Fiore Salon Suites | 5,100 square foot Salon Suites in Tyler & 64 Bus. Pk. | Permit issued, under construction. |
| Anthem Heights Corporate Reserve PUD | PUD Plan approved by City Council Residential development of 78 single-family homes | Project under construction. |
| Prairie Winds Bricher Rd., west of Lowe's | PUD Plan approved by City Council Residential development of 250 apartment units. | Project nearing completion. Final inspections remaining on one building and final grading. |
| Prairie Center 27 acres north of Rt. 38, south of Prairie St., east of Randall Rd. | PUD Plan approved by City Council Mixed-use development on former St. Charles Mall | Residential buildings E and F2 (immediately east of the roundabout) under construction; footing and foundation work completed. |
| Crystal Lofts Townhomes NE corner of 13 th & Indiana Ave. | PUD Plan approved by City Council 14 townhomes; 9 in existing bldg., 5 in new addition | Revised plans submitted, under review. Project to be developed in two phases, starting with the existing building. |
| 1601 S. 14th St. Outlot next to CVS | PUD Plan approved by City Council 2,700 sf. restaurant building | Revised plans submitted, under review. Project is on hold. |
| 1337 Geneva Rd. Parkside Reserves | Three-unit townhome building | Plans to be resubmitted. |